

LOT 2 FORT WHITE MANOR S/D.
725-488, 786-605, 833-1431, 965-

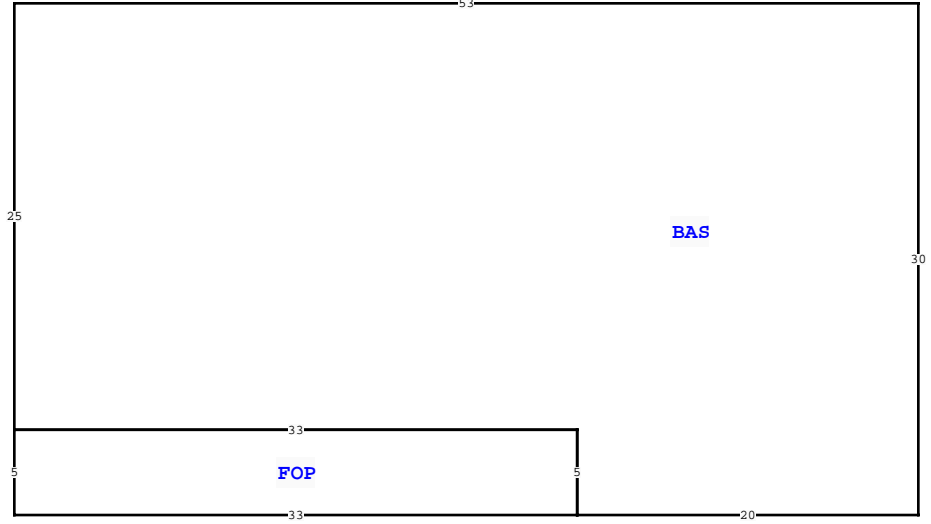
TRICE JOSEPH L/TRICE HEATHER L
429 SW DURANT ST
FORT WHITE, FL 32038

2026

00-00-00-14330-102

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	06	06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	34616.050	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,425	100	
FOP	165	30	
TOTALS	1,590		
			1,475
			151,095

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	2006		Heated Area: 1425					HX Base Yr	2006



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			151,095
TOTAL MARKET OB/XF VALUE			1,800
TOTAL LAND VALUE - MARKET			24,000
TOTAL MARKET VALUE			176,895
SOH/AGL Deduction			59,291
ASSESSED VALUE			117,604
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			66,193
TOTAL JUST VALUE			176,895
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			169,832
SALE:2:1: LOT 2 FORT WHITE MANOR - SALE TOO LOW			
SALE:1:1: LOT 2 (THIS SALE IS TOO LOW)			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20564	SFR	255	03/31/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1050/1571	6/20/2005	WD	Q	I		128,000
GRANTOR: JEFFREY S & VICTORIA						
GRANTEE: JOSEPH L & HEATHER						
0965/0524	10/17/2002	WD	U	V	09	7,000
GRANTOR: SCOTT & RENEE MARTIN						
GRANTEE: JEFFREY S LOOK						

EXTRA FEATURES																
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0296	SHED METAL	0	100	0	0	0		0.00	100	2010	2010	3	100	100	
2	0070	CARPORT UF	0	100	0	0	0		0.00	100	2010	2010	3	100	400	
3	0080	DECKING	0	100	0	0	0		0.00	100	2010	2010	3	100	100	
4	0166	CONC, PAVMT	0	100	0	0	0		0.00	100	2015	2015	3	100	1,200	
TOTALS															1,800	

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	100		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000							